



REGULAR MEETING OF THE CITY COUNCIL AND THE CITY COUNCIL SITTING AS THE REDEVELOPMENT AGENCY

**REGULAR CC/RDA MEETING
Council Chambers in City Administrative Services Building
68-700 Avenida Lalo Guerrero
Cathedral City, CA 92234**

WEDNESDAY, AUGUST 13, 2003

**Study Session - 3:00 p.m.
Regular Meeting - 6:30 p.m.
(Or As Soon Thereafter as the Meeting May be Commenced)**

Copies of each current agenda will be available in the City Hall Lobby Thursday afternoon prior to the scheduled Council meeting. A copy of the complete agenda book is also available for public review in the City Hall Lobby on that same schedule. If you have any additional questions or need further information on any of the following items, please contact the Deputy City Clerk at 770-0322 between the hours of 7:00 a.m. and 6:00 p.m. Monday through Thursday. PLEASE REMEMBER THAT CITY HALL IS CLOSED EVERY FRIDAY.

3:00 P.M. STUDY SESSION

1. Fourth Quarter Progress Report for the month of April through June, 2003, for the Cathedral City Senior Center.
2. Discussion of Loan/Grant Program for Residents and Businesses.
3. Presentation and Update by Southern California Edison Regarding Rate Reductions that the Public Utilities Commission has Handed Down and What it Means to the City and City Hall.
4. Verbal Status of Development Proposals in Palm Springs on the Western City Limits.
5. Discussion of Tri-Millennium Proposal for East Palm Canyon Downtown Corridor for 75 Units of Housing and 25,000 Square Feet of Commercial Space; and a Limited Service 90 Room Hotel. Request for Continuance to Closed Session on this Item.
6. Review of August 13, 2003, City Council/Redevelopment Agency Board Agendas.
7. City Council/Staff Reports and Inquiries of New or Ongoing Projects.
8. Closed Session Urgency Items.

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CC/RDA MEETING:
CLOSED SESSION

1. CONFERENCE WITH LEGAL COUNSEL REGARDING POTENTIAL LITIGATION pursuant to Government Code Section 54956.9, Subd. (c).
Number of Potential Cases: 2
2. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8
Property Location: West of the West Cathedral Canyon Storm Channel, South of East Palm Canyon Drive APN # 687-040-047 (portion of parcel)
Negotiating Parties: Redevelopment Agency and Coldwell Banker Commercial, Eadie Adams Realty
Property Owner: Charis International Convention Recreation Center
Under Negotiation: Acquisition of Property
3. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
Property Location: East of Van Fleet Avenue, South of East Palm Canyon Drive, West of Date Palm Drive, Northeast of East Cathedral Canyon Channel and North of "D" Street. APN #'s 687-207-005, 687-221-002, 687-223-016, 687-223-018, 687-225-004, 687-225-006, 687-225-008, 687-221-005; 687-221-006; and 687-225-016.
Negotiating Parties: Redevelopment Agency and BCN Developments, LLC
Property Owners: Martin Sousa, et al, Francine Dickson, et al, Jorge & Maria Sanchez, Danroy Corporation, Sam & Vikki Stickles, and Ezequiel Escobar, et al.
Under Negotiation: Acquisition/Disposition of Property
4. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
Property Location: East of Van Fleet Avenue, South of East Palm Canyon Drive, West of Date Palm Drive, Northeast of East Cathedral Canyon Channel and North of "D" Street. APN #'s 687-222-004, and 687-224-002.
Negotiating Parties: Redevelopment Agency and Tenants
Property Owners: Cathedral City Boxing Club, Palm Springs Glass, SK Beldon and Bob Doremus
Under Negotiation: Acquisition/Disposition of Property
5. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8
Property Location: North of Verona and West of Landau approximately 300 acres
Negotiating Parties: Redevelopment Agency and Burnett Companies
Property Owner: Burnett Companies
Under Negotiation: Status Report on the Rio Vista Development

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6. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
Property Location: South Side of East Palm Canyon Drive East of Buddy Rogers Drive and West of Van Fleet Avenue, North of North A Street and Parcels North of B Street
Negotiating Parties: Redevelopment Agency & Tri-Millennium Development Cathedral City, LLC
Property Owners: Redevelopment Agency
Under Negotiation: Project Update - Apartments and Commercial Development encompassing 5.49 Acres of Agency Owned Property
7. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
Property Location: 67-700 & 67-750 Jones Road, North of East Palm Canyon Drive and East of Cree Road, to the South of Carey Road
Negotiating Parties: Redevelopment Agency & SunAmerica
Property Owners: Redevelopment Agency
Under Negotiation: Review of Housing Project
8. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
Property Location: 32202 Cathedral Canyon Drive, East of Canyon Vista Road, North of Corral Road and East of Cathedral Canyon Drive
Negotiating Parties: Redevelopment Agency & SunAmerica
Property Owners: Redevelopment Agency
Under Negotiation: Review of Housing Project
9. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
Property Location: North of Ramon Road, South of McCallum
APN #'s 670-130-001 and -009
Negotiating Parties: Redevelopment Agency & Van California Property, Inc., and Enclave Group, LLC
Property Owner: Van California Property, Inc.
Under Negotiation: Acquisition of Property
10. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
Property Location: 68-780 First Street and Monty Hall
APN #' 687-201-003
Negotiating Parties: Redevelopment Agency &
Property Owner: Aaron & Rebecca Safirstein
Under Negotiation: Acquisition of Property

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11. CONFERENCE WITH REAL PROPERTY NEGOTIATOR pursuant to Government Code Section 54956.8.
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|----------------------|---------------------------------------|
| Property Location: | 37708 Van Fleet
APN #' 687-253-002 |
| Negotiating Parties: | Redevelopment Agency & Greg Parrish |
| Property Owner: | Greg Parrish |
| Under Negotiation: | Acquisition of Property |

MINUTES - Approval/Correction of Minutes from the Regularly Scheduled Meeting Held on Wednesday July 23, 2003.

CONSENT AGENDA

1. Receive and File Claims and Demands in the aggregate amount of \$ 5,853,856.42 for the month of June, 2003.
2. Authorization to Create Capital Improvement Project (CIP) Project Number and Accounts for the Victoria Drive "Safe Routes to School" Street Widening and Pedestrian Safety Project.

PUBLIC HEARINGS

3. Joint City Council/Redevelopment Agency Public Hearing Regarding Proposed Disposition of Real Property for Tri-Millennium Development for Affordable Housing.
4. Public Hearing of the City Council for the City of Cathedral City Regarding the Proposed Issuance of Multi-Family Housing Revenue Bonds by the California Statewide Communities Development Authority (CSCDA) for Construction of Affordable Housing (American Sr. Living-Jones Road and Cathedral Canyon Apartments). **Report will be Included in the Agenda Packet Under Separate Cover.**
5. Proposed Resolution Approving Tentative Parcel Map 30726 for the Subdivision of Approximately 18.72 Acres into Nine Lots for Light Industrial Purposes, Located Southwesterly of the Intersection of Date Palm Drive and Varner Road, (APN'S 659-230-039, 659-230-003, 659-230-004, and 660-390-021) in the I-1 (Light Industrial) Zone.

LEGISLATIVE ACTIONS

6. Request by Reachout Ministries for Use of Paseo Area of Civic Center as well as Request for City Sponsorship for a Special Event Proposed for January 24, 2004.
7. Authorization to Execute a Memorandum of Understanding (MOU) with Glory to God Ministries for the Purchase of Approximately 48 Acres of Park Land and Hillside Open Space in the Cathedral City Cove.

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8. Authorization to Execute a Memorandum of Understanding (MOU) with the Enclave Group, LLC for the Agency Purchase of Approximately 70 Acres of Land Between Ramon Road and McCallum Way and the Phased Sale of the Property to the Enclave Group, LLC for Appropriate Development.
9. Consideration for Approval to Purchase New Zoll —Series Cardiac Monitor/Defibrillators.
10. Proposed Resolution of the City Council of the City of Cathedral City Supporting HR 1426 by Congresswoman Mary Bono to Provide Tax Relief to Homeowners Living on Indian Reservation or Allotment Land.
11. Receive Report Regarding Impact of State of California Budget Actions on the City of Cathedral City General Fund and Redevelopment Agency. **Report Will be Included in the Agenda Packet Under Separate Cover.**

COUNCIL REPORTS ON CITIZEN INQUIRIES AND CONCERNS

ADJOURNMENT:

The next regularly scheduled City Council /Redevelopment Agency Board meeting will be held on **August 27, 2003, at 3:00 p.m. for Study Session and 6:30 p.m. for Evening Session.**

This Agenda is also available for viewing on the City's Web Site. The Web Site address is www.cathedralcity.gov

Daryl Betancur, Deputy City Clerk
City of Cathedral City